

**REGULAR MEETING
AGENDA**

1. **Call to Order**
2. **Approval of Agenda**
3. **Public Comment**
The public may speak to the Planning Commission regarding matters on the agenda that are not scheduled for public hearing or plat consideration. (3 minute time limit).
4. **Reconsideration**
5. **Adoption of Consent Agenda**
All items on the consent agenda are considered routine and non-controversial by the Planning Commission and are approved in one motion. There will be no separate discussion of these items unless requested by a Planning Commissioner or someone from the public, in which case the item will be moved to the regular agenda and considered in normal sequence.
 1. Approval of Minutes of May 4, 2011 *Page 1*
 2. Time Extension Requests
 3. Approval of City of Homer Projects under HCC 1.76.030 g.
 4. KPB Coastal Management Program Reports
6. **Presentations**
7. **Reports**
 - a. Staff Report PL 11-62, City Planner's Report *(Insert)*
8. **Public Hearings**
Testimony limited to 3 minutes per speaker. The Commission conducts Public Hearings by hearing a staff report, presentation by the applicant, hearing public testimony and then acting on the Public Hearing items. The Commission may question the public. Once the public hearing is closed the Commission cannot hear additional comments on the topic. The applicant is not held to the 3 minute time limit.
 - A. Staff Report PL 11-55, CUP 11-08, Amending CUP 10-04, University of Alaska, Kachemak Bay Campus College Expansion *Page 9*
 - B. Staff Report PL 11-56, A Public Hearing in the Remand from the Board of Adjustment to the Homer Advisory Planning Commission to consider new conditions regarding 1033 Skyline Drive *Page 35*
 - C. Staff Report PL 11-54, CUP 11-09, 3406 Main Street for request to build within the 20' setback and for "more than one building containing a permitted principal use on a lot" per HCC 21.12.030(n) *Page 137*
 - D. Staff Report PL 11-49, 1295 Mission Road, Alaska Bible Institute, for "more than one building containing a permitted principal use on a lot" per HCC 21.12.030(n). *Page 151*
9. **Plat Consideration**
10. **Pending Business**
 - A. Staff Report PL 11-60, Draft Ordinance 11-xx, Conservation District *Page 179*
 - B. Staff Report PL 11-59, Draft Ordinance 11-xx, East End Mixed Use *Page 183*
 - C. Staff Report PL 11-57, Internally Illuminated Signs *Page 193*
 - D. Staff Report PL 11-48, CUP 11-06, 4721 Homer Spit Road, Central Charters Boardwalk Expansion for HCC 21.28.030 (a) Restaurants and drinking establishments HCC 21.28.030(i) More than one permitted principal use on a lot,

HCC 21.28.030(j)Planned unit development, and HCC 21.28.040(d) More than 8,000
sf of building area *Page 195*

11. New Business

12. Informational Materials

- A. City Manager's Report dated May 9, 2011 *Page 219*
- B. Memo dated May 9, 2011 from Deputy City Clerk Jacobsen to the HAPC regarding Renewal of a Motion *Page 223*
- C. Letter dated May 11, 2011 from Dotti Harness-Foster, Planning Technician, to Property or Business Owners regarding Sandwich Board Signage *Page 225*

13. Comments of The Audience

Members of the audience may address the Commission on any subject. (3 minute time limit)

14. Comments of Staff

15. Comments of The Commission

16. Adjournment

Meetings will adjourn promptly at 10 p.m. An extension is allowed by a vote of the Commission. The next regular meeting will be held on June 1, 2011 at 7:00p.m. There will be a work session at 5:30p.m.